



# Development Review Committee

## Approved Minutes

Pre-Application, PL2016-28  
Meeting Date: March 8, 2016  
McLeod Conference Room  
Bloomington Civic Plaza  
1800 West Old Shakopee Road

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### Staff Present:

Laura McCarthy (Fire Prev, Chair) 952-563-8965	Kent Smith (Assessing) 952-563-8707
Randy Quale (Park & Rec) 952-563-8876	Heidi Miller (Police) 952-563-4975
Duke Johnson (Bldg & Insp) 952-563-8959	Doug Junker (Licensing) 952-563-4923
Nick Johnson (Planning) 952-563-8925	Glen Markegard (Planning) 952-563-8923
Eileen O'Connell (Pub. Health) 952-563-4964	Mike Hiller (Planning) 952-563-4507

### Project Information:

Project	Vireo Health - medical marijuana distribution facility
Site Address	5200 W 84TH ST, BLOOMINGTON, MN 55437
Plat Name	JOLLY ACRES 3RD ADDITION;
Project Description	Conditional use permit for a medical marijuana distribution facility in an existing retail shopping center
Application Type	Conditional Use Permit
Staff Contact	Nick Johnson nmjohnson@BloomingtonMN.gov (952) 563-8925
Applicant Contact	Josh O'Neill, Chief Business Development Officer (612) 598-3121 joshoneill@vireohealth.com  Ron Owens, Chief Security Officer ronowens@vireohealth.com
Post Application DRC	No

### Guests Present:

Name	Email
Josh O'Neill, Minnesota Medical Solutions	joshoneill@vireohealth.com
Ron Owens, Minnesota Medical Solutions	ronowens@vireohealth.com

### Discussion/Comments:

- Nick Johnson (Planning):

- The proposed use will be located in an existing tenant space within Normandale Center located at 8200 West 84<sup>th</sup> Street.
  - The applicant is proposing to apply for a conditional use permit for a medical marijuana distribution facility which is a conditional use in the B-4 Zoning District as of last October.
- Randy Quale (Park and Recreation):
  - No comment.
- Kent Smith (Assessing):
  - No comment.
- Laura McCarthy (Fire Prevention):
  - Noted the building is currently sprinklered. Asked if there is going to be any proposed delayed egress system from the interior of the site to the exterior. Owens stated they are considering a delayed egress system including a interlocking door controller (mantrap). Owens stated internally we will have a security device on every door that is programmed for specific individuals to access based on their roles within the company. . Owens stated emergency exits are equipped with a special locking device, but in the event of a water flow or fire alarm the locks will release.
  - Noted egress will be reviewed by Building and Inspections to ensure the Code is being met. O'Neill stated Minneapolis location has a security system they would like to use in Bloomington.
- Duke Johnson (Building and Inspection):
  - Asked for clarification that if during a non-emergency situation (alarm not activated ), can individuals exit the building without a delay O'Neill stated no, not without a security access card. O'Neill clarified the secure area of the facility will have separate egress than the public area of the facility.
  - Stated he will have to check with Minneapolis on how the egress is complying with Code. Suggested setting up a separate meeting to discuss this topic with the applicants.
- Heidi Miller (Police):
  - Commented that she liked their well- thought-out security plan.
  - Contacted both Minneapolis and Rochester Police Departments and both have indicated no problems.
  - Applicants offered access to security cameras to Police as there is 180 degree coverage which covers a portion of the parking lot.
- Eileen O'Connell (Public Health):
  - Commented the proposed location is in close proximity to the daycare located in the complex and the elementary school two blocks away.
- Glen Markegard (Planning):
  - Stated the ordinance does not allow a K-12 school within 1000 foot of this type of business and the proposed location meets that requirement. He added the ordinance does not address proximity to a daycare facility.
  - City encourages applicant to have a neighborhood meeting to familiarize citizens with the service they will provide.
  - Thanked applicants for the offer to tour the Minneapolis location.
- Nick Johnson (Planning):

- Additional operation detail is required to be submitted related to safety and security. Details requested include, but are not limited to, theft prevention, waste disposal, response plans for security breach, and product delivery plan.
- The distribution facility be located in a highly visible building with public access being visible from the street. Please document the proposed location meets the building location standards.
- The distribution facility may not be located within 1000 feet of a K-12 school. The closest K-12 school is over 1000 feet from the proposed location at its closest point and therefore meets the requirements.
- No formal DRC meeting will be required if the applicant submits an application.